

SITE DATA TABLE

TOTAL ACREAGE – 31.10 Acres
OF BLOCKS/LOTS – 3
DENSITY – 0.096 Blocks/acre
ZONING – PUD

OF BLOCKS/LOTS - 3

DENSITY = 0.096 Blocks/acre

ZONING - PUD

SURVEYOR:

TERRY D WRIGHT, PS
HAMILTON DESIGNS
11988 FISHERS CROSSING
DRIVE, SUITE 154
FISHERS, IN 46038
317-570-8800

11988 FISHERS CRC

DRIVE SUITE 154

FISHERS, IN 46038

317-570-8800

OWNER/SUBDIVIDER:

ANDY WHEELER
WHEELER FARMS, LLC
18206 KINSEY AVENUE
WESTFIELD, IN 46074

WHEELER FARMS, LLC

18206 KINSEY AVENUE

WESTFIELD, IN 46074

ENGINEER:

ANDREW R. TAYLOR
KIMLEY-HORN & ASSOCIATES, INC.
250 EAST 96TH STREET, SUITE 580
INDIANAPOLIS, IN 46240
317-218-9560

250 EAST 96TH STREET SUITE 58

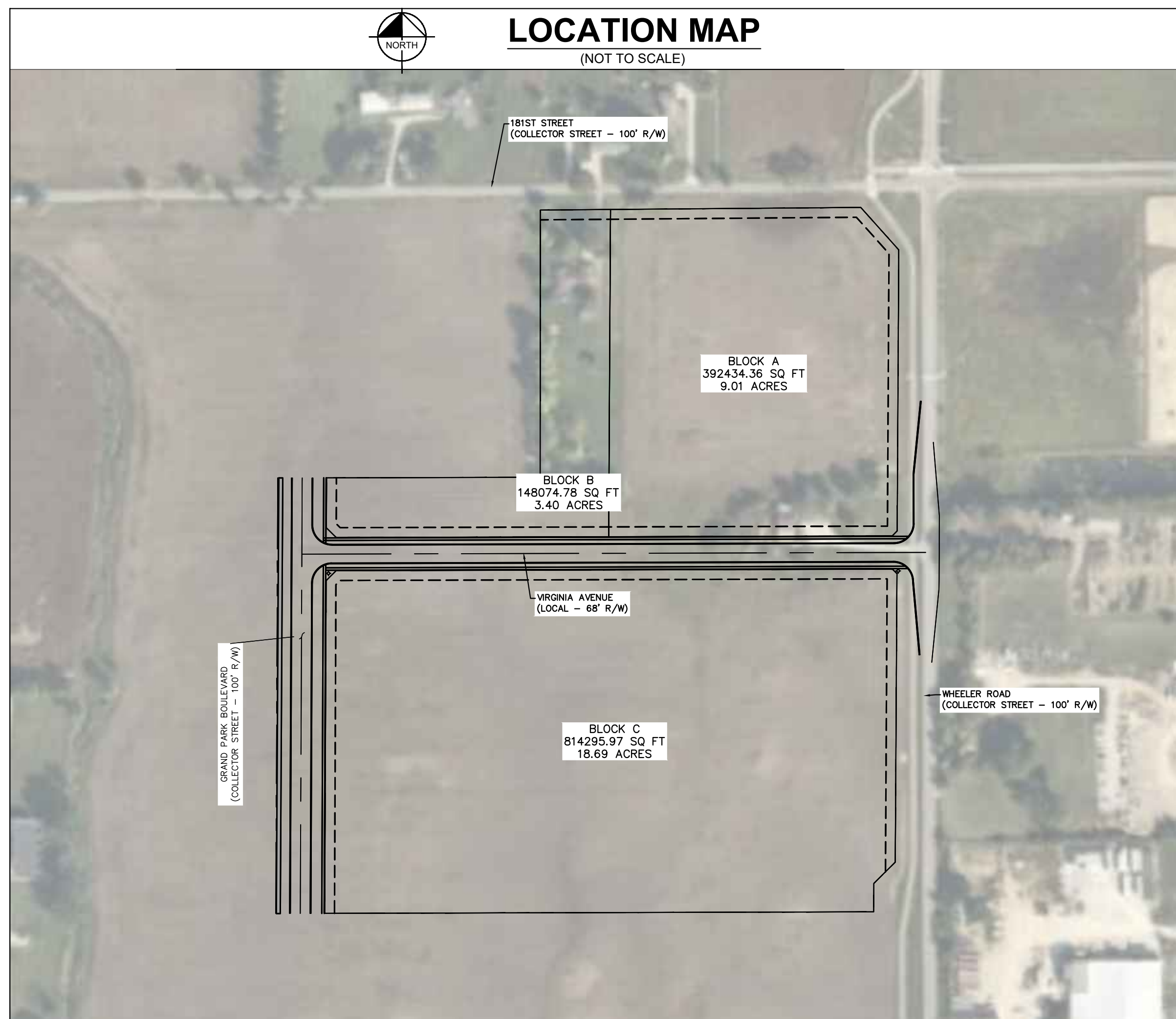
INDIANAPOLIS IN 46240

317-218-9560

WHEELER LANDING - SECTION 1
PRIMARY PLAT AND DEVELOPMENT PLAN
ZONING: PUD

PRIMARY PLAT AND DEVELOPMENT PLAN

ZONING: PUD



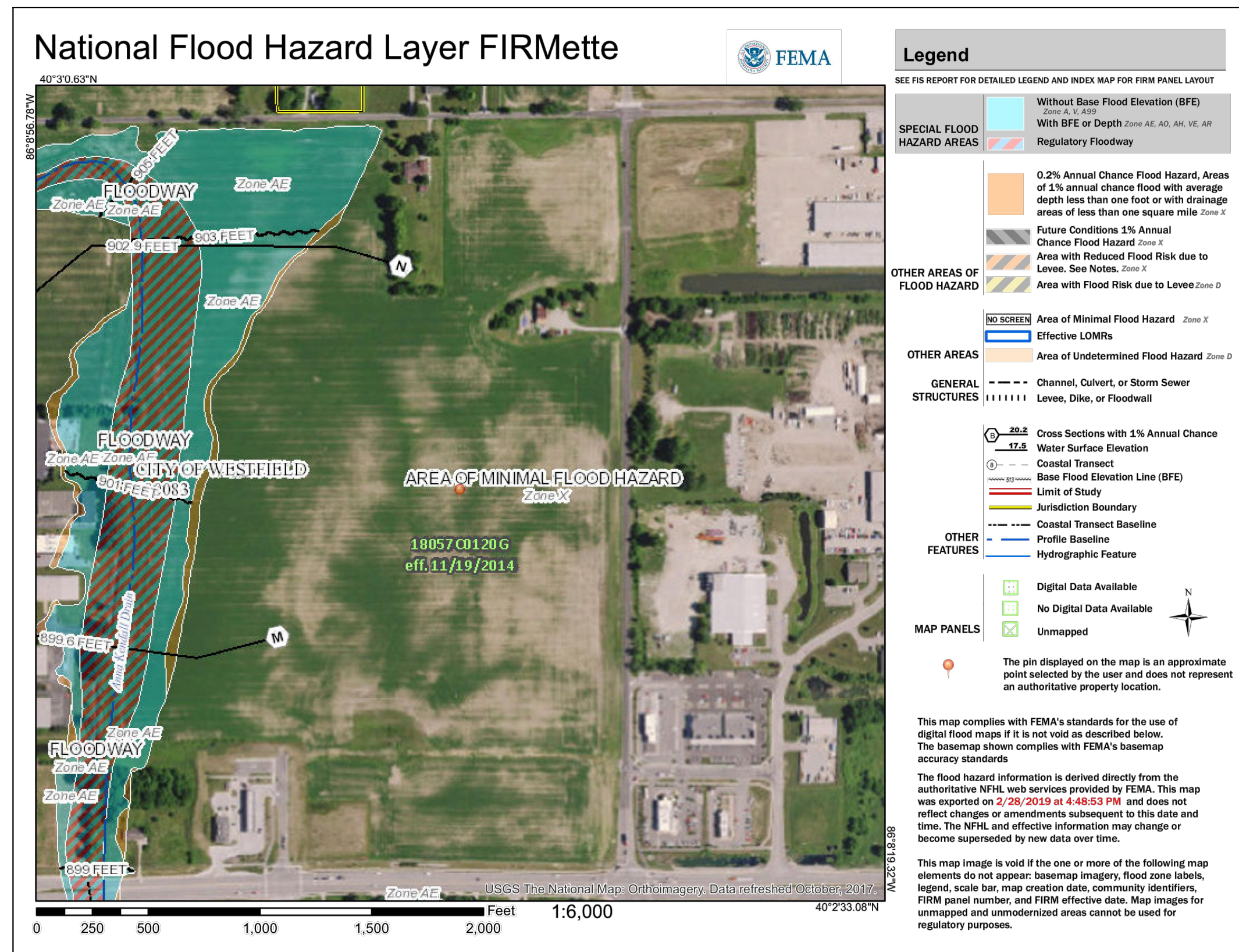
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317-218-9560

FEMA MAP
(NOT TO SCALE)

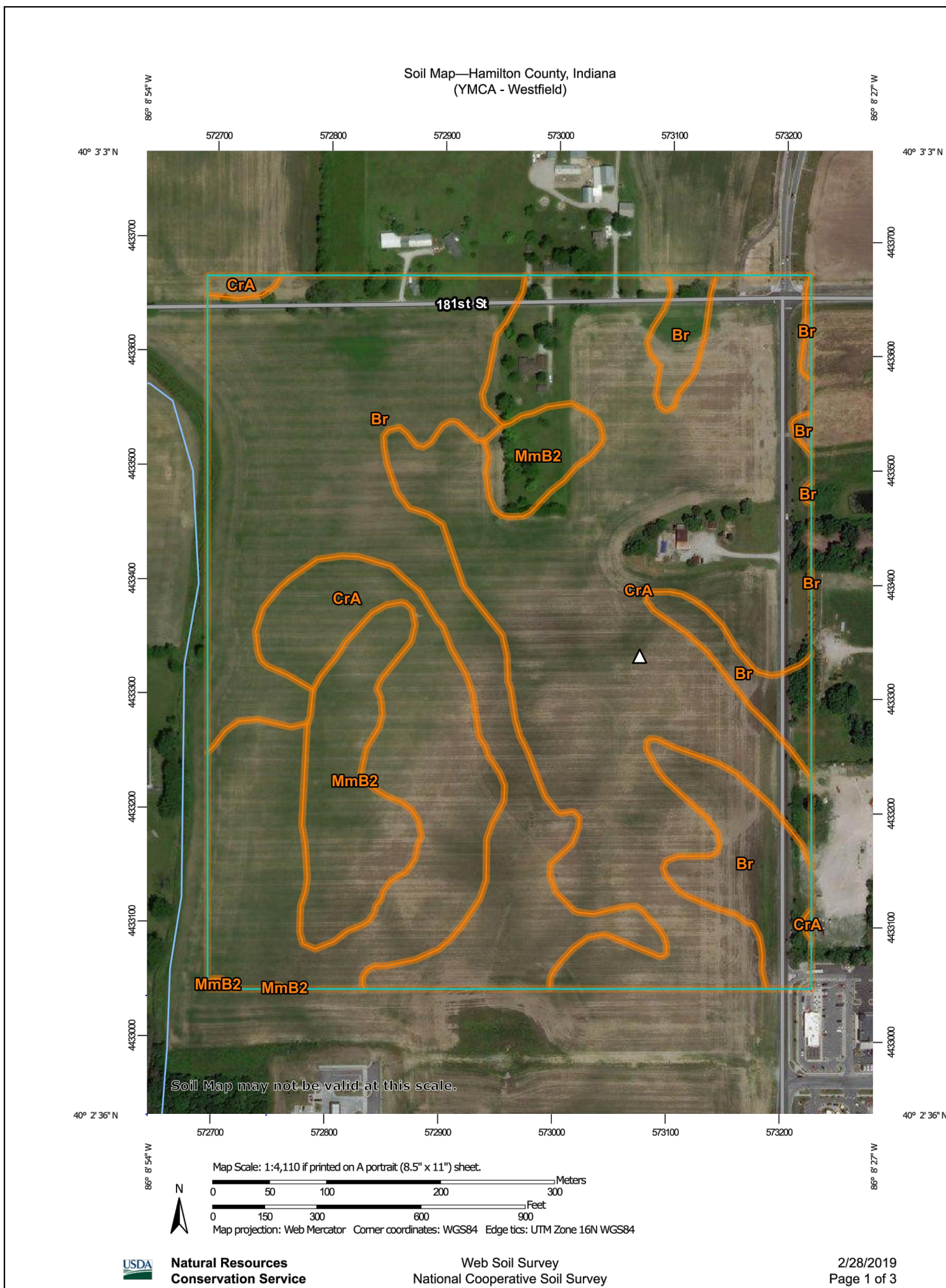


HORIZONTAL DATUM: NAD 83/2011 (INDIANA EAST)
VERTICAL DATUM: NAVD 88

BENCHMARKS:
TBM #1: CUT "X", W BOLT OF FH,
SW CORNER SR 32 & WHEELER RD. EL=901.09

TBM #2: CUT "X", W BOLT OF TSP,
SE COR SR 32 & OAK RIDGE RD. EL=899.69

TBM #3: CUT "X", N BOLT OF FH,
S SIDE OF 181ST ST. EL=903.83

[illegible]

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
Br	Brookston silty clay loam, 0 to 2 percent slopes	28.8	35.0%
CrA	Crosby silt loam, fine-loamy subsoil, 0 to 2 percent slopes	47.0	57.1%
Mmb2	Miami silt loam, 2 to 6 percent slopes, eroded	6.5	7.9%
Totals for Area of Interest		82.2	100.0%

THE NATURAL RESOURCES CONSERVATION SERVICE (NRCS) WEB SOIL SURVEY OF HAMILTON COUNTY, INDIANA, INDICATES BROOKSTON SILTY CLAY LOAM, CROSBY SILT LOAM, AND MIAMI SILT LOAM ARE LOCATED ON THE SITE.

THE SUITABILITY OF SOILS FOR SMALL COMMERCIAL BUILDINGS ARE CONSIDERED TO BE VERY LIMITED DUE TO THEIR PONDING PROPERTIES AND DEPTHS TO THE SATURATED ZONE.

THE ON-SITE SOIL WILL BE TREATED AS RECOMMENDED BY THE GEOTECHNICAL ENGINEER IF THE CONDITIONS ARE UNSUITABLE FOR THE PROPOSED CONSTRUCTION. REMEDIAL TREATMENTS MAY INCLUDE, BUT ARE NOT LIMITED TO, REMOVAL OF UNSUITABLE SOIL AND BACKFILLING WITH ENGINEERED MATERIAL, INSTALLATION OF A GEOFABRIC WITHIN OR UNDER THE PAVEMENT SYSTEM, OR TREATMENT OF THE SUBGRADE WITH LIME STABILIZATION.

REVISÉ 36.00 ACRES PARCEL

A PART OF THE NORTHWEST QUARTER OF SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 19 NORTH, RANGE 3 EAST OF THE SECOND PRINCIPAL MERIDIAN, IN HAMILTON COUNTY, INDIANA MORE PARTICULARLY DESCRIBED AS FOLLOWS AND PREPARED BY TERRY D. WRIGHT, PS #970013 OF HAMILTON DESIGNS FOR PROJECT # 2018-358 ON FEB 27, 2019:

COMMENCING FROM A HARRISON MONUMENT FOUND AT THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER OF THE SOUTHWEST QUARTER; THENCE ALONG THE NORTH LINE THEREOF SOUTH 89 DEGREES 31 MINUTES 49 SECONDS WEST STATE PLANE BEARING OBSERVED THIS SURVEY 145.26 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE SOUTH 00 DEGREES 26 MINUTES 59 SECONDS EAST 40.22 FEET TO THE WESTERLY RIGHT OF WAY OF WHEELER ROAD PER INSTRUMENT NUMBER 2016-009472 IN THE OFFICE OF THE RECORDER OF HAMILTON COUNTY; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING 4 COURSES:

- 1) SOUTH 41 DEGREES 52 MINUTES 12 SECONDS EAST 144.51 FEET;
- 2) SOUTH 00 DEGREES 19 MINUTES 40 SECONDS WEST 1231.61 FEET;
- 3) SOUTH 45 DEGREES 19 MINUTES 40 SECONDS WEST 75.78 FEET;
- 4) SOUTH 00 DEGREES 19 MINUTES 40 SECONDS WEST 58.20 FEET;

THENCE SOUTH 89 DEGREES 50 MINUTES 16 SECONDS WEST 1222.98 FEET TO THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID WEST LINE NORTH 00 DEGREES 20 MINUTES 15 SECONDS EAST 891.00 FEET; THENCE NORTH 89 DEGREES 50 MINUTES 16 SECONDS EAST 535.35 FEET TO THE WEST LINE OF THE TRACT OF LAND DESCRIBED IN INSTRUMENT NUMBER 94417312 IN SAID RECORDER'S OFFICE; THENCE ALONG SAID WEST LINE NORTH 00 DEGREES 03 MINUTES 18 SECONDS EAST 166.58 FEET TO THE NORTH LINE OF SAID NORTHWEST QUARTER; THENCE ALONG THE SOUTHWEST QUARTER; THENCE ALONG SAID NORTH LINE NORTH 89 DEGREES 51 MINUTES 49 SECONDS EAST 646.33 FEET TO THE POINT OF BEGINNING; CONTAINING 36.00 ACRES, MORE OR LESS.

1. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH THE CITY OF WESTFIELD UTILITY AND INFRASTRUCTURE CONSTRUCTION STANDARDS AND SPECIFICATIONS UNLESS WAIVERS HAVE BEEN GRANTED.
2. THERE ARE NO PRIVATE STREETS PROPOSED WITH THIS DEVELOPMENT.
3. ALL STREET TREES (IF REQUIRED) ARE TO MATCH THE CURRENT CITY OF WESTFIELD MASTER TREE LIST.
4. STREET TREES SHALL NOT BE WITHIN 4 FEET OF ANY PAVEMENT
5. THERE SHALL BE NO TREES WITHIN 10 FEET OF ANY STORM SEWER INCLUDING SSD.

CLINTON COUNTY

ATLANTA

ARCADIA

CICERO

PROJECT LOCATION

NOBLESVILLE

WESTFIELD

CARMEL

FISHERS

BOONE COUNTY

MADISON COUNTY

HANCOCK COUNTY

MARION COUNTY

HANCOCK

NORTH

[illegible]

MAPS SHEET

WHEELER LANDING
SECTION 1

ORIGINAL ISSUE:
03/01/2019
KHA PROJECT NO.
170113000

2

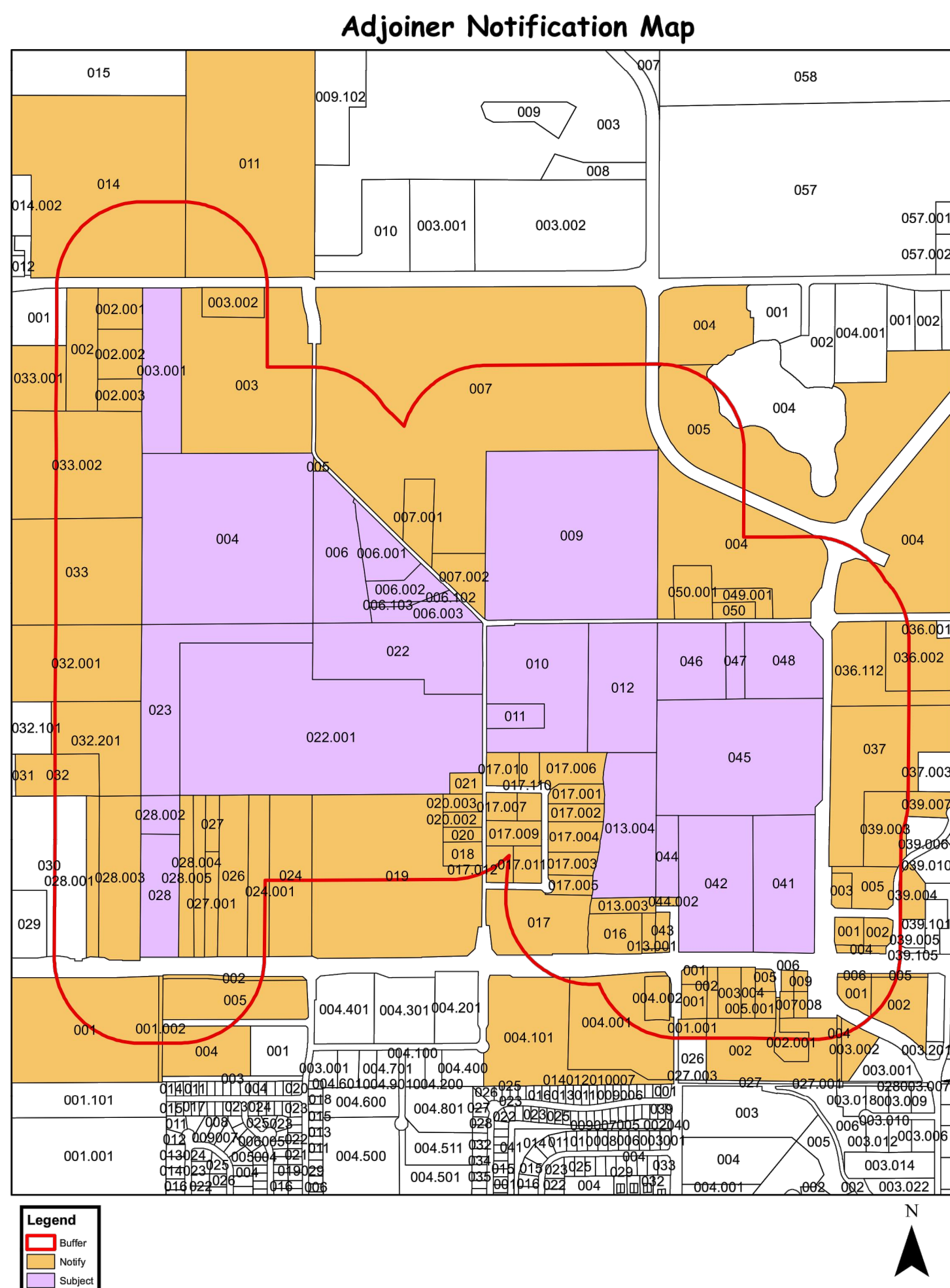
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317-218-9560

WHEELER LANDING - SECTION 1
PRIMARY PLAT AND DEVELOPMENT PLAN
ZONING: PUD



05-25-2010-00-0006.023	Subject
Whewer, Charles Martin 16110 Kinsey Ave	
Wheatland	40274
05-25-2010-00-0006.102	Subject
Whewer, Charles 16110 Kinsey Ave	
Wheatland	40274
05-26-2010-00-0006.143	Subject
Sik, Mark Randall & Sharon Dee Sik 16110 Kinsey Ave	
Wheatland	40274
05-25-2010-00-0009.000	Subject
Whewer Farms LLC 16250 Kinsey Ave	
Wheatland	40274
05-25-2010-00-010.000	Subject
Whewer Farms LLC 16250 Kinsey Ave	
Wheatland	40274
05-25-2010-00-011.000	Subject
Wallace, Richard L & Vicki L 17200 Curtains Rd	
Wheatland	40274
05-25-2010-00-012.000	Subject
Whewer Farms LLC 16250 Kinsey Ave	
Wheatland	40274
05-25-2010-00-013.004	Subject
Whewer Farms LLC 16250 Kinsey Ave	
Wheatland	40274

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08-05-00-00-00-022-000		Subject
Wheelabrator Argon LLC		
10226 Kinney Ave		
Wheelabrator	IN	46074
08-05-00-00-00-022-001		Subject
Wholesale Lending Trust of Leasit B Wheeler Real Trust		
10226 Kinney Ave		
Wheelabrator	IN	46074
08-05-00-00-00-023-000		Subject
Wheelabrator Argon LLC		
10226 KINNEY AVE		
Wheelabrator	IN	46074
08-05-00-00-00-028-000		Subject
Wheelabrator Argon LLC		
10226 Kinney Ave		
Wheelabrator	IN	46074
08-05-00-00-00-028-002		Subject
Wheelabrator Argon LLC		
10226 Kinney Ave		
Wheelabrator	IN	46074
08-05-00-00-00-041-000		Subject
Wheelabrator Farms LLC		
10226 Kinney Ave		
Wheelabrator	IN	46074
08-05-00-00-00-042-000		Subject
Wheelabrator Farms LLC		
10226 Kinney Ave		
Wheelabrator	IN	46074
08-05-00-00-00-044-000		Subject
Wheelabrator Farms LLC		
10226 Kinney Ave		
Wheelabrator	IN	46074

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08-05-00-00-00-646,000		Subject
Wheeler Farms LLC		
18209 Kinnery Ave		
Woodfield	(b)	60274
08-05-00-00-00-646,000		Subject
Wheeler Farms LLC		
18209 Kinnery Ave		
Woodfield	(b)	60274
08-05-00-00-00-647,000		Subject
Murkin, Michael F & Michelle		
821 181st St E		
Woodfield	(b)	60274
08-05-00-00-00-648,000		Subject
Wheeler Farms LLC		
18209 Kinnery Ave		
Woodfield	(b)	60274

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HAMILTON COUNTY NOTIFICATION LIST			
PLEASE NOTIFY THE FOLLOWING PERSONS			
06-26-26-00-001-0003			Neighbor
Westfield Redevelopment Authority			
120 Main St			
Westfield	IN	46074	
06-26-26-00-001-0104			Neighbor
Westfield Redevelopment Authority			
120 Main St			
Westfield	IN	46074	
06-26-26-00-001-0002			Neighbor
Marion, Philip R & Debra L Ashmett Trustees of Marion Family Revocable Living Trust			
20023 East 50th St			
Shenando	IN	46089	
06-26-26-00-001-0001			Neighbor
Stone, Barbara Ellen & Roseanne Green to			
200 W 188th St			
Westfield	IN	46074	
06-26-26-00-001-0002			Neighbor
Turner, Steven R & Karen A			
1425 28th St W			
Shenando	IN	46089	
06-26-26-00-001-0003			Neighbor
Mauldin, Rick A, Karen S Mauldin & Travis A Mauldin			
200 S 188TH ST			
Westfield	IN	46074	
06-26-26-00-001-0003			Neighbor
Wood Family Farm			
11144 Pennington Pl			
Carmel	IN	46033	
06-26-26-00-001-0003			Neighbor

Page 1 of 1

101 186th St W		
Westfield	IN	46074
09-05-25-00-00-005-000		
Day, J Donald & Mary Lou Trustees		Neighbor
18131 Kinway Ave		
Westfield	IN	46074
09-05-25-00-00-007-000		
O S H Farms Inc		Neighbor
18131 Kinway Ave		
Westfield	IN	46074
09-05-25-00-00-007-001		
Deg, Martin A & Jo Ann E		Neighbor
1800R Kinway Ave		
Westfield	IN	46074
09-05-25-00-00-007-002		
Day, J Donald & Mary Lou		Neighbor
18131 Kinway Ave		
Westfield	IN	46074
09-05-25-00-00-013-001		
Specterly LLC		Neighbor
530 S Main St		
Findlay	OH	45840
09-05-25-00-00-013-003		
Time Financial Corporation		
1400C Kay Terrace Blvd Ste 249		
Carnell	IN	46032
09-05-25-00-00-014-000		
City of Merrillville		Neighbor
130 Penn St		
Westfield	IN	46074
09-05-25-00-00-016-000		
		Neighbor

Page 2 of 2

Carnel			46332
06-06-06-00-00-018.000			Neighbor
Abad Properties LLC			
12722 Broadway Pl			
Indianapolis	IN		46220
06-06-06-00-00-020.000			Neighbor
Abad Properties LLC			
12722 Broadway Pl			
Indianapolis	IN		46220
06-06-06-00-00-020.002			Neighbor
ABCO Properties LLC			
12722 Broadway Pl			
Indianapolis	IN		46220
06-06-06-00-00-020.003			Neighbor
ABCO Properties LLC			
12722 Broadway Pl			
Indianapolis	IN		46220
06-06-06-00-00-021.000			Neighbor
ABCO Properties LLC			
12722 Broadway Pl			
Indianapolis	IN		46220
06-06-06-00-00-024.000			Neighbor
Diagnostix, PLLC			
10015 Walnut			
Indianapolis	IN		46280
06-06-06-00-024.001			Neighbor
Sawyer, James Binsinger & Nancy A Hagg Sawyer			
12330 3rd Street NE			
Carmel	IN		46032
06-06-06-00-00-026.000			
D & M Partners, LLC			
78 E Hickman Rd			

Source: *Author's calculations*.

Therapists	IN	46200
08-06-05-00-00-027-000		Neighbor
Sanford, Javia B		
10913 12th St E		
Flowers	IN	46008
08-06-05-00-00-027-001		Neighbor
Oucheng, William P & Kay L		
18 0912 E		
Woodfield	IN	46074
08-06-05-00-00-028-001		Neighbor
Hard Group LLC		
107 Bangor St E		
Shelbyville	IN	46176
08-06-05-00-00-028-005		Neighbor
AR Holdings LLC		
40 E 912 W		
Woodfield	IN	46074
08-06-05-00-00-028-004		Neighbor
Sanford, Javia B		
10913 12th St E		
Flowers	IN	46008
08-06-05-00-00-028-006		Neighbor
Sanford, Javia B		
10913 12th St E		
Flowers	IN	46008
08-06-05-00-00-032-000		Neighbor
Hard Group LLC		
107 E KANAWAT RD		
Shelbyville	IN	46176
08-06-05-00-00-032-001		Neighbor
AR Holdings LLC		
107E Georgetown Verona Rd		

1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, 2048, 2049, 2050, 2051, 2052, 2053, 2054, 2055, 2056, 2057, 2058, 2059, 2060, 2061, 2062, 2063, 2064, 2065, 2066, 2067, 2068, 2069, 2070, 2071, 2072, 2073, 2074, 2075, 2076, 2077, 2078, 2079, 2080, 2081, 2082, 2083, 2084, 2085, 2086, 2087, 2088, 2089, 2090, 2091, 2092, 2093, 2094, 2095, 2096, 2097, 2098, 2099, 2100, 2101, 2102, 2103, 2104, 2105, 2106, 2107, 2108, 2109, 2110, 2111, 2112, 2113, 2114, 2115, 2116, 2117, 2118, 2119, 2120, 2121, 2122, 2123, 2124, 2125, 2126, 2127, 2128, 2129, 2130, 2131, 2132, 2133, 2134, 2135, 2136, 2137, 2138, 2139, 2140, 2141, 2142, 2143, 2144, 2145, 2146, 2147, 2148, 2149, 2150, 2151, 2152, 2153, 2154, 2155, 2156, 2157, 2158, 2159, 2160, 2161, 2162, 2163, 2164, 2165, 2166, 2167, 2168, 2169, 2170, 2171, 2172, 2173, 2174, 2175, 2176, 2177, 2178, 2179, 2180, 2181, 2182, 2183, 2184, 2185, 2186, 2187, 2188, 2189, 2190, 2191, 2192, 2193, 2194, 2195, 2196, 2197, 2198, 2199, 2200, 2201, 2202, 2203, 2204, 2205, 2206, 2207, 2208, 2209, 2210, 2211, 2212, 2213, 2214, 2215, 2216, 2217, 2218, 2219, 2220, 2221, 2222, 2223, 2224, 2225, 2226, 2227, 2228, 2229, 2230, 2231, 2232, 2233, 2234, 2235, 2236, 2237, 2238, 2239, 2240, 2241, 2242, 2243, 2244, 2245, 2246, 2247, 2248, 2249, 2250, 2251, 2252, 2253, 2254, 2255, 2256, 2257, 2258, 2259, 2260, 2261, 2262, 2263, 2264, 2265, 2266, 2267, 2268, 2269, 2270, 2271, 2272, 2273, 2274, 2275, 2276, 2277, 2278, 2279, 2280, 2281, 2282, 2283, 2284, 2285, 2286, 2287, 2288, 2289, 2290, 2291, 2292, 2293, 2294, 2295, 2296, 2297, 2298, 2299, 2300, 2301, 2302, 2303, 2304, 2305, 2306, 2307, 2308, 2309, 2310, 2311, 2312, 2313, 2314, 2315, 2316, 2317, 2318, 2319, 2320, 2321, 2322, 2323, 2324, 2325, 2326, 2327, 2328, 2329, 2330, 2331, 2332, 2333, 2334, 2335, 2336, 2337, 2338, 2339, 2340, 2341, 2342, 2343, 2344, 2345, 2346, 2347, 2348, 2349, 2350, 2351, 2352, 2353, 2354, 2355, 2356, 2357, 2358, 2359, 2360, 2361, 2362, 2363, 2364, 2365, 2366, 2367, 2368, 2369, 2370, 2371, 2372, 2373, 2374, 2375, 2376, 2377, 2378, 2379, 2380, 2381, 2382, 2383, 2384, 2385, 2386, 2387, 2388, 2389, 2390, 2391, 2392, 2393, 2394, 2395, 2396, 2397, 2398, 2399, 2400, 2401, 2402, 2403, 2404, 2405, 2406, 2407, 2408, 2409, 2410, 2411, 2412, 2413, 2414, 2415, 2416, 2417, 2418, 2419, 2420, 2421, 2422, 2423, 2424, 2425, 2426, 2427, 2428, 2429, 2430, 2431, 2432, 2433, 2434, 2435, 2436, 2437, 2438, 2439, 2440, 2441, 2442, 2443, 2444, 2445, 2446, 2447, 2448, 2449, 2450, 2451, 2452, 2453, 2454, 2455, 2456, 2457, 2458, 2459, 2460, 2461, 2462, 2463, 2464, 2465, 2466, 2467, 2468, 2469, 2470, 2471, 2472, 2473, 2474, 2475, 2476, 2477, 2478, 2479, 2480, 2481, 2482, 2483, 2484, 2485, 2486, 2487, 2488, 2489, 2490, 2491, 2492, 2493, 2494, 2495, 2496, 2497, 2498, 2499, 2500, 2501, 2502, 2503, 2504, 2505, 2506, 2507, 2508, 2509, 2510, 2511, 2512, 2513, 2514, 2515, 2516, 2517, 2518, 2519, 2520, 2521, 2522, 2523, 2524, 2525, 2526, 2527, 2528, 2529, 2530, 2531, 2532, 2533, 2534, 2535, 2536, 2537, 2538, 2539, 2540, 2541, 2542, 2543, 2544, 2545, 2546, 2547, 2548, 2549, 2550, 2551, 2552, 2553, 2554, 2555, 2556, 2557, 2558, 2559, 2560, 2561, 2562, 2563, 2564, 2565, 2566, 2567, 2568, 2569, 2570, 2571, 2572, 2573, 2574, 2575, 2576, 2577, 2578, 2579, 2580, 2581, 2582, 2583, 2584, 2585, 2586, 2587, 2588, 2589, 2590, 2591, 2592, 2593, 2594, 2595, 2596, 2597, 2598, 2599, 2600, 2601, 2602, 2603, 2604, 2605, 2606, 2607, 2608, 2609, 2610, 2611, 2612, 2613, 2614, 2615, 2616, 2617, 2618, 2619, 2620, 2621, 2622, 2623, 2624, 2625, 2626, 2627, 2628, 2629, 2630, 2631, 2632, 2633, 2634, 2635, 2636, 2637, 2638, 2639, 2640, 2641, 2642, 2643, 2644, 2645, 2646, 2647, 2648, 2649, 2650, 2651, 2652, 2653, 2654, 2655, 2656, 2657, 2658, 2659, 2660, 2661, 2662, 2663, 2664, 2665, 2666, 2667, 2668, 2669, 2670, 2671, 2672, 2673, 2674, 2675, 2676, 2677, 2678, 2679, 2680, 26

08-05-00-00-002-021	Neighborhood
Brady-Glenville	
PO Box 280	
Shawsville	IN 46176
08-05-00-00-003-000	Neighborhood
H&W Holdings V LLC	
5745 Glenview Verona Rd	
Lombard	OH 45308
08-05-00-00-003-001	Neighborhood
Gilley, Scott E & Lisa A	
1917 W CR 825 N	
Seymour	IN 47374
08-05-00-00-004-000	Neighborhood
H&W Holdings V LLC	
5745 Glenview Verona Rd	
Lombard	OH 45308
08-05-00-00-004-000	Neighborhood
D & W Farms Inc	
18177 Kenney Ave	
Woodfield	IN 46074
08-05-00-00-004-001	Neighborhood
Sweeney LLC	
539 S Main St	
Fowler	OH 45840
08-05-00-00-004-001	Neighborhood
City of Woodfield	
13290 S St	
Woodfield	IN 46074
08-05-00-00-004-002	Neighborhood
Time Financial Services	
14000 City Terrace Drive Ste 249	
Carmel	IN 46032

1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, 2048, 2049, 2050, 2051, 2052, 2053, 2054, 2055, 2056, 2057, 2058, 2059, 2060, 2061, 2062, 2063, 2064, 2065, 2066, 2067, 2068, 2069, 2070, 2071, 2072, 2073, 2074, 2075, 2076, 2077, 2078, 2079, 2080, 2081, 2082, 2083, 2084, 2085, 2086, 2087, 2088, 2089, 2090, 2091, 2092, 2093, 2094, 2095, 2096, 2097, 2098, 2099, 2100, 2101, 2102, 2103, 2104, 2105, 2106, 2107, 2108, 2109, 2110, 2111, 2112, 2113, 2114, 2115, 2116, 2117, 2118, 2119, 2120, 2121, 2122, 2123, 2124, 2125, 2126, 2127, 2128, 2129, 2130, 2131, 2132, 2133, 2134, 2135, 2136, 2137, 2138, 2139, 2140, 2141, 2142, 2143, 2144, 2145, 2146, 2147, 2148, 2149, 2150, 2151, 2152, 2153, 2154, 2155, 2156, 2157, 2158, 2159, 2160, 2161, 2162, 2163, 2164, 2165, 2166, 2167, 2168, 2169, 2170, 2171, 2172, 2173, 2174, 2175, 2176, 2177, 2178, 2179, 2180, 2181, 2182, 2183, 2184, 2185, 2186, 2187, 2188, 2189, 2190, 2191, 2192, 2193, 2194, 2195, 2196, 2197, 2198, 2199, 2200, 2201, 2202, 2203, 2204, 2205, 2206, 2207, 2208, 2209, 2210, 2211, 2212, 2213, 2214, 2215, 2216, 2217, 2218, 2219, 2220, 2221, 2222, 2223, 2224, 2225, 2226, 2227, 2228, 2229, 2230, 2231, 2232, 2233, 2234, 2235, 2236, 2237, 2238, 2239, 2240, 2241, 2242, 2243, 2244, 2245, 2246, 2247, 2248, 2249, 2250, 2251, 2252, 2253, 2254, 2255, 2256, 2257, 2258, 2259, 2260, 2261, 2262, 2263, 2264, 2265, 2266, 2267, 2268, 2269, 2270, 2271, 2272, 2273, 2274, 2275, 2276, 2277, 2278, 2279, 2280, 2281, 2282, 2283, 2284, 2285, 2286, 2287, 2288, 2289, 2290, 2291, 2292, 2293, 2294, 2295, 2296, 2297, 2298, 2299, 2300, 2301, 2302, 2303, 2304, 2305, 2306, 2307, 2308, 2309, 2310, 2311, 2312, 2313, 2314, 2315, 2316, 2317, 2318, 2319, 2320, 2321, 2322, 2323, 2324, 2325, 2326, 2327, 2328, 2329, 2330, 2331, 2332, 2333, 2334, 2335, 2336, 2337, 2338, 2339, 2340, 2341, 2342, 2343, 2344, 2345, 2346, 2347, 2348, 2349, 2350, 2351, 2352, 2353, 2354, 2355, 2356, 2357, 2358, 2359, 2360, 2361, 2362, 2363, 2364, 2365, 2366, 2367, 2368, 2369, 2370, 2371, 2372, 2373, 2374, 2375, 2376, 2377, 2378, 2379, 2380, 2381, 2382, 2383, 2384, 2385, 2386, 2387, 2388, 2389, 2390, 2391, 2392, 2393, 2394, 2395, 2396, 2397, 2398, 2399, 2400, 2401, 2402, 2403, 2404, 2405, 2406, 2407, 2408, 2409, 2410, 2411, 2412, 2413, 2414, 2415, 2416, 2417, 2418, 2419, 2420, 2421, 2422, 2423, 2424, 2425, 2426, 2427, 2428, 2429, 2430, 2431, 2432, 2433, 2434, 2435, 2436, 2437, 2438, 2439, 2440, 2441, 2442, 2443, 2444, 2445, 2446, 2447, 2448, 2449, 2450, 2451, 2452, 2453, 2454, 2455, 2456, 2457, 2458, 2459, 2460, 2461, 2462, 2463, 2464, 2465, 2466, 2467, 2468, 2469, 2470, 2471, 2472, 2473, 2474, 2475, 2476, 2477, 2478, 2479, 2480, 2481, 2482, 2483, 2484, 2485, 2486, 2487, 2488, 2489, 2490, 2491, 2492, 2493, 2494, 2495, 2496, 2497, 2498, 2499, 2500, 2501, 2502, 2503, 2504, 2505, 2506, 2507, 2508, 2509, 2510, 2511, 2512, 2513, 2514, 2515, 2516, 2517, 2518, 2519, 2520, 2521, 2522, 2523, 2524, 2525, 2526, 2527, 2528, 2529, 2530, 2531, 2532, 2533, 2534, 2535, 2536, 2537, 2538, 2539, 2540, 2541, 2542, 2543, 2544, 2545, 2546, 2547, 2548, 2549, 2550, 2551, 2552, 2553, 2554, 2555, 2556, 2557, 2558, 2559, 2560, 2561, 2562, 2563, 2564, 2565, 2566, 2567, 2568, 2569, 2570, 2571, 2572, 2573, 2574, 2575, 2576, 2577, 2578, 2579, 2580, 2581, 2582, 2583, 2584, 2585, 2586, 2587, 2588, 2589, 2590, 2591, 2592, 2593, 2594, 2595, 2596, 2597, 2598, 2599, 2600, 2601, 2602, 2603, 2604, 2605, 2606, 2607, 2608, 2609, 2610, 2611, 2612, 2613, 2614, 2615, 2616, 2617, 2618, 2619, 2620, 2621, 2622, 2623, 2624, 2625, 2626, 2627, 2628, 2629, 2630, 2631, 2632, 2633, 2634, 2635, 2636, 2637, 2638, 2639, 2640, 2641, 2642, 2643, 2644, 2645, 2646, 2647, 2648, 2649, 2650, 2651, 2652, 2653, 2654, 2655, 2656, 2657, 2658, 2659, 2660, 2661, 2662, 2663, 2664, 2665, 2666, 2667, 2668, 2669, 2670, 2671, 2672, 2673, 2674, 2675, 2676, 2677, 2678, 2679, 2680, 26

05-05-30-00-00-040-001		Neighbor
Willis, David L & Beverly C		
402 W 1st St E		
05-05-30-00-00-000-000	IN	40074
05-05-30-00-00-000-000		Neighbor
Dr. Hennes C & Nathan w/dk		
402 E 1st St E		
05-05-30-00-00-000-000	IN	40074
05-05-30-00-00-000-001		Neighbor
Cash, Barbara A & Geraldine S Trustees Cash Lvg Trust		
728 W 1st St E		
05-05-30-00-00-000-000	IN	40074
05-05-30-00-00-000-000		Neighbor
O & W Farms Inc		
14111 Kinney Ave		
05-05-30-00-00-000-000	IN	40074
05-05-30-00-00-001-001		Neighbor
2791 Westview LLC		
10 Westview Way Ste 100		
05-05-30-00-00-001-001	FL	32765
05-05-30-00-00-001-001		Neighbor
Cox Ridge Investments LLC		
111 Monument Cir. #900		
05-05-30-00-00-000-000	Indiana	46204
05-05-30-00-00-000-000		Neighbor
Cox Ridge Investments LLC		
111 Monument Cir. #900		
05-05-30-00-00-000-000	Indiana	46204
05-05-30-00-00-000-001		Neighbor
Cox Ridge Investments LLC		
111 Monument Cir. #900		
05-05-30-00-00-000-001	Indiana	46204

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08-08-01-01-001 005		Neighbor
2715 Westfield LLC		
10 Wilshire Way Ste 100		
Westfield	IN	32765
08-08-01-01-002 005		
2715 Westfield LLC		
10 Wilshire Way Ste 100		
Westfield	IN	32765
08-08-01-01-003 005		Neighbor
2715 Westfield LLC		
10221 Hague Rd		
Indianapolis	IN	46056
08-08-01-01-004 005		Neighbor
Williams, Sharon J		
PO Box 365		
Westfield	IN	46074 0058
08-08-01-01-005 005		Neighbor
Front St LLC		
733 E State Road 325		
Westfield	IN	46074
08-08-01-01-005 001		
Sales, Michael J Shumway M		
17515 Spruce Ln		
Westfield	IN	46074
08-08-01-01-006 005		Neighbor
Garg, Jon Richard A Debrau Area		
300 Spring Ridge Cir		
Carmel	IN	46032
08-08-01-01-007 005		
Mangum, Bruce A & Kelly L		
17515 Spruce Ln		
Westfield	IN	46074

0

158th, China			
1715 Spruce Ln			
Woodford	IN		46074
05-04-01-01-01-00-00-00			Neighbor
Reed, Jay Michael & Christine Jane			
320 Spring Ridge Cir			
Carmel	IN		46032
05-05-00-00-00-00-00-00			Neighbor
Major Stone LP			
2929 Walker Ave NW			
Grand Rapids	MI		49544
05-06-00-00-00-00-00-00			Neighbor
Major Stone LP			
2929 Walker Ave NW			
Grand Rapids	MI		49544
05-05-00-00-00-00-00-00			Neighbor
Alpha Tax Enterprises LLC			
13024 Dixie Rd			
Carmel	IN		46032
05-05-00-00-00-00-00-00			Neighbor
Schellinger Holdings Inc			
20715 Shalimar Ct			
Huntsville	IN		45885
05-05-00-00-00-00-00-00			Neighbor
Tanish Company LLC			
14858 VICTORY CT			
Carmel	IN		46032
05-05-00-00-00-00-00-00			Neighbor
Bollenberger Rental Management LLC			
386 GRADLE DR			
Carmel	IN		46032
05-05-00-00-00-00-00-00			Neighbor

09-05-00-00-00-017	1775S Commena Dr Westfield	IN	46074
09-05-00-00-00-017	105 K & D Developers Inc 800 Evers Overlook Dr Falmes		Neighborhood 46058
09-05-00-00-00-017	106 JCF Commena LLC 4601 RILEY SUE CT Carmel	IN	Neighborhood 46032
09-05-00-00-00-017	107 Ivy Real Estate Holding Co LLC 427 Alpin Dr Westfield	IN	Neighborhood 46074
09-05-00-00-00-017	108 Vorphe, John Scott & Alana K 2701 Arden Highway Dr Zionsville		Neighborhood 46087
09-05-00-00-00-017	109 B&B Devlopment Inc 1740S Commena Dr Westfield		Neighborhood 46074
09-05-00-00-00-017	110 Park Co LLC 3003 West Bay Blvd Carmel	IN	Neighborhood 46033
09-05-00-00-00-017	111 B&B Real Estate LLC 514 Enterprise Dr Westfield		Neighborhood 46074
09-05-00-00-00-017	112		

433 Emergentia Dr		
Wheatfield	IN	46074
09-05-36-00-017.110		Neighbor
Schaeffner Power Management LLC		
389 State St		
Carmel	IN	46032
09-05-36-00-018.000		Neighbor
ABC2 Properties LLC		
8275 Broadway Rd	IN	46220
Indianapolis		
09-05-36-00-008.002		Neighbor
CH Group LLC		
1318 E 23ETH ST		
Arvada	IN	46000
09-05-36-00-006.112		Neighbor
CH Group LLC		
19090 Sun Park Dr		
09-05-36-00-007.000		Neighbor
Industrie, Groupy A, Deborah A, Landgraf, Douglas A, Pickner A, Elmer K, Harding J, III et al		
PO Box 504		
Wheatfield	IN	46074
09-05-36-00-009.003		Neighbor
United Association of Indiana LLC		
2821 E 18TH St		
Wheatfield	IN	46074
09-05-36-00-008.004		Neighbor
Peoples Realty LLC		
55900 Russell Industrial Park		
Mishawaka	IN	46545
09-05-36-00-009.007		Neighbor
HHS Property Investments LLC		

17738 Sun Park Dr		
Westfield	IN	46074
(90-06-06-001-000)		Neighbor
McClintock Real Estate Company		
PO BOX 182871		
Columbus	OH	43218 2071
(90-06-06-001-000)		Neighbor
Farmers & Store Properties LLC		
2605 E Morgan Bv		
Madisonville	IN	46161
(90-06-06-001-000)		Neighbor
421 Prosperity LLC		
12025 LINCOLN ST #115		
Carmel	IN	46032
(90-06-06-001-000)		Neighbor
City of Westfield		
120 PENN ST		
Westfield	IN	46074
(90-06-06-001-000)		Neighbor
Grand Park Shopping Center		
6306 ROCKFORD RD #101		
Westfield	IN	46074
(90-06-06-001-000)		Neighbor
I & B Realty LLC		
2019 W 11th St		
Indianapolis	IN	46106
(90-06-06-001-000)		Neighbor
Greenleaf Mountain Marketing LLC		
7400 NW Essex Meadows Dr Ste 320		
Westfield	IN	46161
(90-06-06-001-000)		Neighbor
Westfield Hampton Hotel LLC		

South Bend	IN	46001
09-09-01-00-00-004 000		neighbor
City of Westfield		
130 Fern St		
Westfield	IN	46074
09-09-01-00-00-005 000		neighbor
City of Westfield		
130 Fern St		
Westfield	IN	46074
09-09-01-00-00-006 000		neighbor
City of Westfield		
130 Fern St		
Westfield	IN	46074
09-09-02-00-00-004 001		neighbor
William Eric Group LLC		
208 W Main St		
Mamont	IN	46164
09-09-02-00-00-004 002		neighbor
Community First Bank of Indiana		
201 N Rymond St		
Kokomo	IN	46070
09-09-02-00-00-004 101		neighbor
Westfield Public Safety Building Corp		
130 Fern St		
Westfield	IN	46074
09-09-02-00-01-002 000		neighbor
Westfield Investment Co LP		
14709 Nolasco Dr		
Carmel	IN	46031
09-09-02-00-01-004 000		neighbor
Westfield Investment Co LP		
14709 Nolasco Dr		

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Carmel	IN	46074
09-09-02-00-47-005.000		Neighbor
Westfield Investment Co LP		
14169 Nicholas Dr		
Carmel	IN	46074

Drawing name: K:\NDO_IDEVN\7011-3000_YMCA_Netatiumr_Westfield_INV_2 Design\CAD\PlanSheets\Primary_Plan\TITLE SHEET.dwg 3 Apr 29, 2016 2:07pm by dokolamendad
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Drawing name: K:\NO_LDEV\17013000_MCA_MWS Notatiorum_Westfield_JAN\2 Design\CADD\PlanSheets\Primary Plat\20190301-PRIMARY PLAT & OVERALL DEVELOPMENT PLAN.dwg 4 Apr 29, 2019 2:07pm by daktaromedand

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SITE DATA TABLE

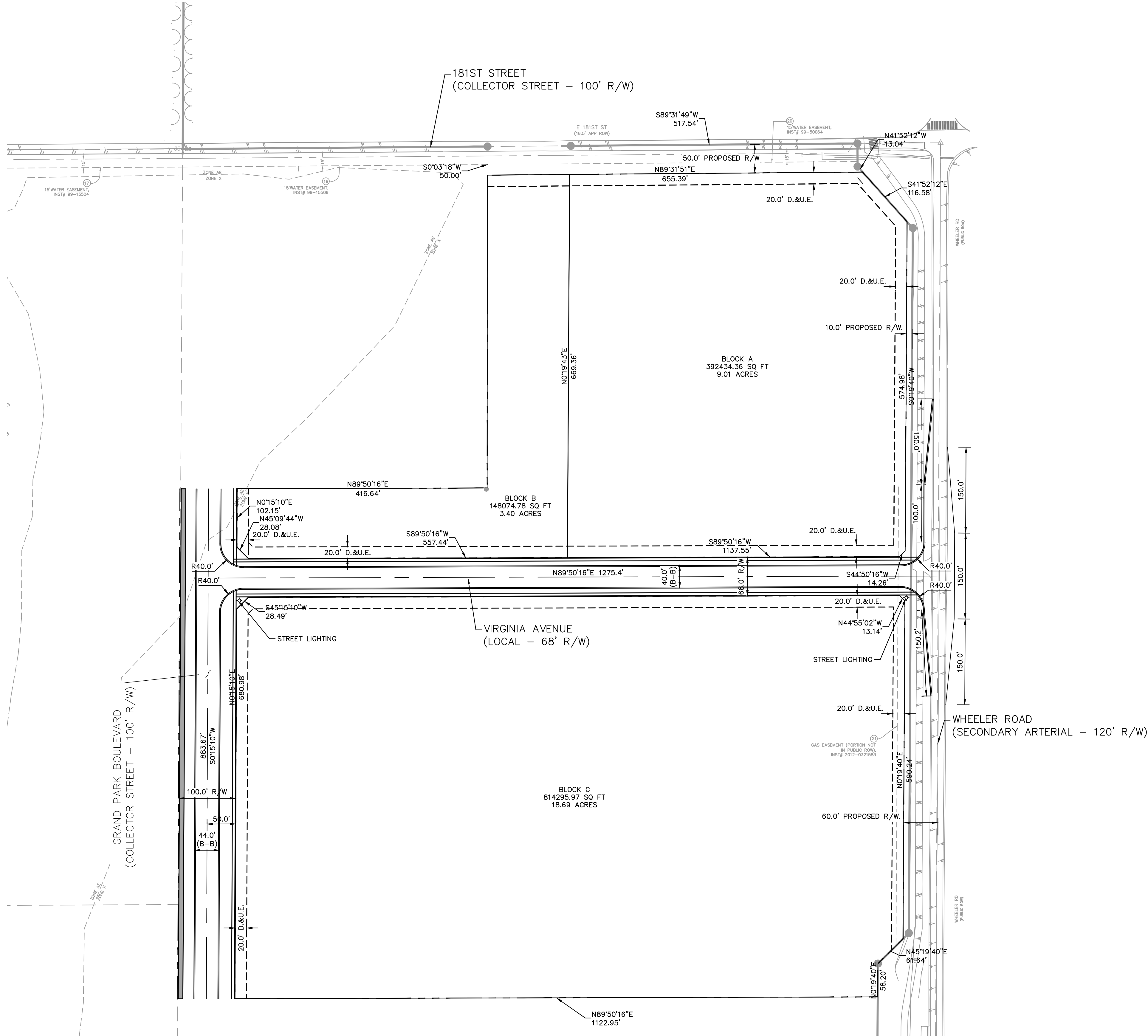
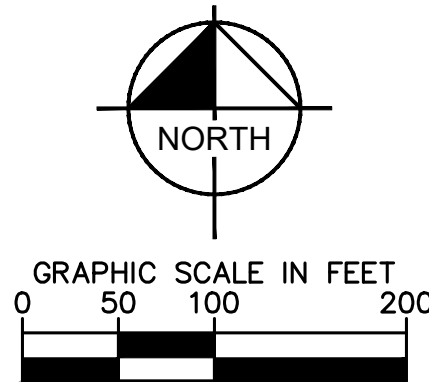
TOTAL ACREAGE - 31.10 Acres
OF BLOCKS/LOTS - 3
DENSITY - 0.096 Blocks/acre
ZONING - PUD

SURVEYOR:
TERRY D. WRIGHT, PS
HAMILTON DESIGNS
11988 FISHERS CROSSING
DRIVE, SUITE 154
FISHERS, IN 46038
317-570-8800

OWNER/SUBDIVIDER:
ANDY WHEELER
WHEELER FARMS, LLC
18206 KINSEY AVENUE
WESTFIELD, IN 46074

ENGINEER:
ANDREW R. TAYLOR
KIMLEY-HORN & ASSOCIATES, INC.
250 EAST 96TH STREET, SUITE 580
INDIANAPOLIS, IN 46240
317-218-9560

WHEELER LANDING - SECTION 1 PRIMARY PLAT AND DEVELOPMENT PLAN ZONING: PUD



EXISTING LEGEND

●	○	△	SURVEY MONUMENT
— GAS —			EX. GAS LINE
— OVHD —			EX. OVERHEAD ELECTRIC
— FBOP —			EX. FIBER OPTIC
— uge —			EX. UNDERGROUND ELECTRIC
— COM —	COM		EX. COMMUNICATION LINE
— W —	W		EX. WATER LINE
— >> —			EX. STORM SEWER
— > —			EX. SANITARY SEWER

PROPOSED LEGEND

D.&U.E.	DRAINAGE & UTILITY EASEMENT
B.S.L.	BUILDING SETBACK LINE
V.W.	VARIABLE WIDTH
---	PROPOSED EASEMENT
— W —	PROPOSED WATER MAIN
— > —	PROPOSED STORM SEWER
— > —	PROPOSED SANITARY SEWER
■	PROPOSED 8' PATH
◇	STREET LIGHTING

Kimley-Horn
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250 EAST 96TH STREET, SUITE 580
INDIANAPOLIS, IN 46240
317-218-9560
WWW.KIMLEY-HORN.COM

SCALE: AS NOTED
DESIGNED BY: DAM
DRAWN BY: DAM
CHECKED BY: ART



PRIMARY PLAT

WHEELER LANDING
SECTION 1

ORIGINAL ISSUE:
03/01/2019
KHA PROJECT NO.
170113000
SHEET NUMBER

Drawing name: K:\NO_LDE\17013000_1MCA_1MWS Notatiorum_Westfield_JAN 2 Design\CADD\PlanSheets\Primary Plat\20190301-PRIMARY PLAT & OVERALL DEVELOPMENT PLAN.dwg 5 Apr 29, 2019 2:07pm by daktariond

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SITE DATA TABLE

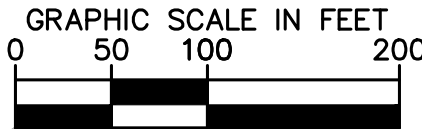
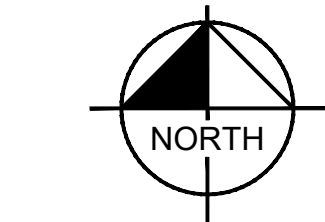
TOTAL ACREAGE - 31.10 Acres
OF BLOCKS/LOTS - 3
DENSITY - 0.096 Blocks/acre
ZONING - PUD

SURVEYOR:
TERRY D. WRIGHT, P.S.
HAMILTON DESIGNS
11988 FISHERS CROSSING
DRIVE, SUITE 154
FISHERS, IN 46038
317-570-8800

OWNER/SUBDIVIDER:
ANDY WHEELER
WHEELER FARMS, LLC
18206 KINSEY AVENUE
WESTFIELD, IN 46074

ENGINEER:
ANDREW R. TAYLOR
KIMLEY-HORN & ASSOCIATES, INC.
250 EAST 96TH STREET, SUITE 580
INDIANAPOLIS, IN 46240
317-218-9560

WHEELER LANDING - SECTION 1 PRIMARY PLAT AND DEVELOPMENT PLAN ZONING: PUD

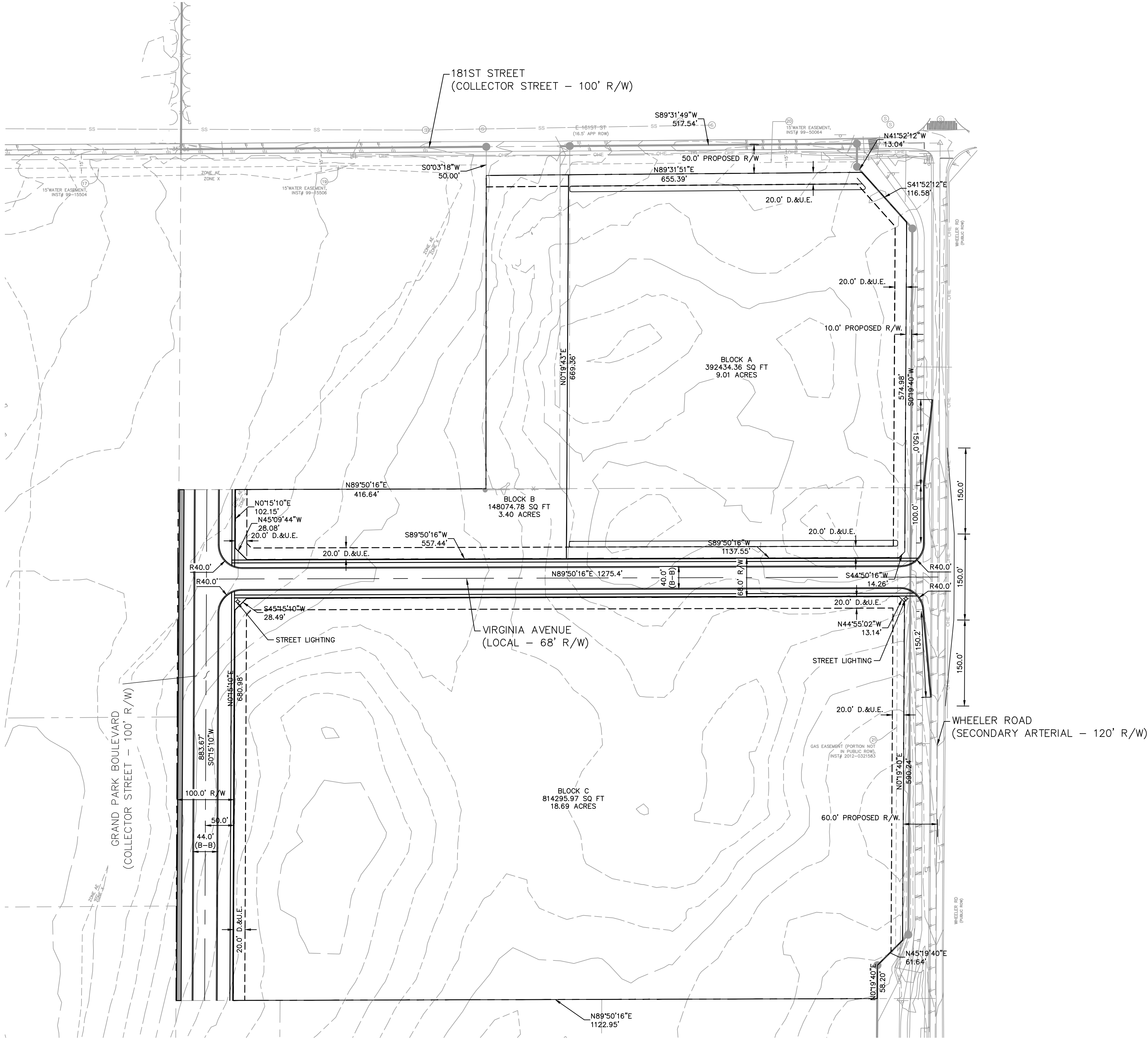


EXISTING LEGEND

●	○	△	SURVEY MONUMENT
— GAS —			EX. GAS LINE
— OVHD —			EX. OVERHEAD ELECTRIC
— FBOP —			EX. FIBER OPTIC
— uge —			EX. UNDERGROUND ELECTRIC
— COM — COM —			EX. COMMUNICATION LINE
— W — W —			EX. WATER LINE
— >> —			EX. STORM SEWER
— > —			EX. SANITARY SEWER

PROPOSED LEGEND

D.&U.E.	DRAINAGE & UTILITY EASEMENT
B.S.L.	BUILDING SETBACK LINE
V.W.	VARIABLE WIDTH
---	PROPOSED EASEMENT
— W —	PROPOSED WATER MAIN
— > —	PROPOSED STORM SEWER
— > —	PROPOSED SANITARY SEWER
■	PROPOSED 8' PATH
◇	STREET LIGHTING



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250 EAST 96TH STREET, SUITE 580
INDIANAPOLIS, IN 46240
317-218-9560
WWW.KIMLEY-HORN.COM

SCALE: AS NOTED
DESIGNED BY: DAM
DRAWN BY: DAM
CHECKED BY: ART



DEVELOPMENT
PLAN

WHEELER LANDING
SECTION 1

ORIGINAL ISSUE:
03/01/2019
KHA PROJECT NO.
170113000
SHEET NUMBER

Drawing name: K:\NO_LDE\17013000_MCO_LWS Notatiorum_Westfield_JAN 2 Design\PlanSheets\Primary Plat\Overall Development Plan.dwg 6 Apr 29, 2019 2:07pm by daktariond

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SITE DATA TABLE

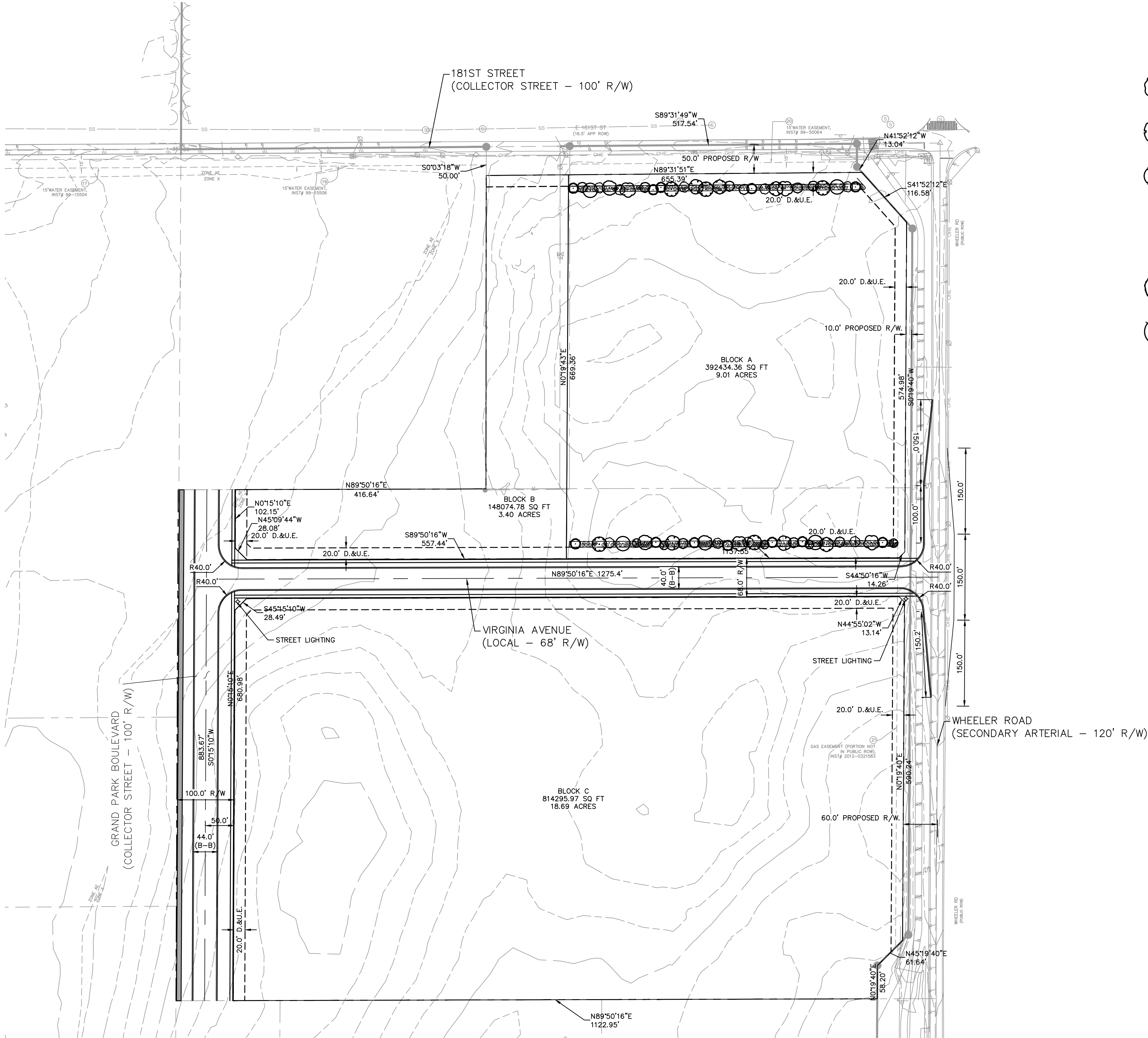
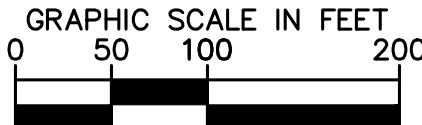
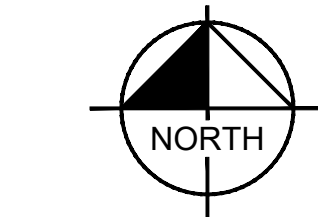
TOTAL ACREAGE - 31.10 Acres
OF BLOCKS/LOTS - 3
DENSITY - 0.096 Blocks/acre
ZONING - PUD

SURVEYOR:
TERRY D. WRIGHT, PS
HAMILTON DESIGNS
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DRIVE, SUITE 154
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WHEELER LANDING - SECTION 1 PRIMARY PLAT AND DEVELOPMENT PLAN ZONING: PUD



PLANT SCHEDULE

<u>DECIDUOUS TREES</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>HT</u>	
	4	ACER FREEMANII 'AUTUMN BLAZE'	AUTUMN BLAZE MAPLE	B & B	2" CAL MIN	---	
	3	ACER SACCHARUM	SUGAR MAPLE	B & B	2" CAL MIN	---	
	4	GINKGO BILOBA 'AUTUMN GOLD' TM	AUTUMN GOLD GINKGO	B & B	2" CAL MIN	---	
	5	QUERCUS IMBRICARIA	SHINGLE OAK	B & B	2" CAL MIN	---	
	3	QUERCUS MUEHLENBERGII	CHINKAPIN OAK	B & B	2" CAL MIN	---	
	3	ULMUS X 'MORTON'	ACCOLADE ELM	B & B	2" CAL MIN	---	
<u>EVERGREEN TREES</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>HT</u>	
	12	PICEA ABIES	NORWAY SPRUCE	B & B	---	6' HT MIN	
<u>ORNAMENTAL TREES</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>HT</u>	
	9	AMELANCHIER X GRANDIFLORA 'AUTUMN BRILLIANCE'	'AUTUMN BRILLIANCE' SERVICEBERRY	B & B	2" CAL MIN	---	
	3	CERCIS CANADENSIS 'FOREST PANSY'	FOREST PANSY RED BUD	B & B	2" CAL MIN	---	
	6	CERCIS CANADENSIS 'FLAME'	EASTERN RED BUD	B & B	2" CAL MIN	---	
	5	MALUS X 'PRAIRIFIRE'	PRAIRIFIRE CRAB APPLE	B & B	2" CAL MIN	---	
<u>SHRUBS</u>	<u>CODE</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>SPACING</u>	<u>SIZE</u>
	IV	55	ITEA VIRGINICA 'HENRY'S GARNET'	HENRY'S GARNET SWEETSPIRE	---	SEE PLAN	18" HT MIN
	PD	65	PHYSCARPUS OPULIFOLIUS 'DIABLO'	DIABLO NINEBARK	---	SEE PLAN	18" HT MIN
	TD	72	TAXUS X MEDIA 'DENSIFORMIS'	DENSE YEW	---	SEE PLAN	18" HT MIN
	VB	49	VIBURNUM X BURKWOODII 'MOHAWK'	MOHAWK VIBURNUM	---	SEE PLAN	30" HT MIN
	VD	38	VIBURNUM DENTATUM	VIBURNUM	---	SEE PLAN	30" HT MIN

NOTES:
1. ALL STREET TREES ARE TO MATCH THE CURRENT CITY OF WESTFIELD MASTER TREE LIST.
2. STREET TREES SHALL NOT BE WITHIN 4 FEET OF ANY PAVEMENT.
3. THERE SHALL BE NO TREES WITHIN 10 FEET OF ANY STORM SEWER INCLUDING SSD.

REVISIONS

NO.	DATE	BY
1	04/19/19	KJT
2	04/29/19	DAM

REVIEW COMMENTS

REVIEW COMMENTS

SCALE: AS NOTED

DESIGNED BY: DAM

DRAWN BY: DAM

CHECKED BY: ART

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LANDSCAPE PLAN

WHEELER LANDING SECTION 1

ORIGINAL ISSUE: 03/01/2019

KHA PROJECT NO. 170113000

SHEET NUMBER

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